

**MARKET CONTINUES ACTIVE.**

## North St. Louis Pleased With Passage of Park-Site Bill—Effect of the Burlington Railroad's Purchases.

Real estate deals last week were confined largely to transactions in residences and farms, the medium class of house being much sought after, as has been the case since the start of the year. Exceptions to this rule were the sale of the Olivia building, three important deals in Washington avenue property and the sale of a lot on Locust street.

The Olivia building at Grand avenue and Windsor place was sold by John McNameamy on behalf of the Olivia Building Company. The new structure is a modern office building, completed but eight months ago, equipped with elevators and conveniences and having a cafe in the basement. The installation of a saloon in the basement of the building excited opposition when the license was granted, owing to the proximity of the High School.

The Washington avenue deals involved two tracts, that at No. 1418 Washington avenue and that at No. 1519 Washington. The first deal was closed by the Blackwell-Hopbrook Realty company, who sold the property for \$115,000 to the Investment Company for \$61,000 from Martin Collins, selling the land almost immediately afterwards on behalf of the New Haven Company to H. H. Herrick for \$44,000. The property was 62x150 feet, extending through to St. Charles street and occupied by an old residence. Both transactions were handled by Adam Beck & Company representing Martin Collins, the seller, in the first deal.

The other Washington avenue deal was handled by James E. Fogg, who sold the property at No. 1510 Washington, occupied by a three-story, 14-room brick house, with lot \$21,000, to U. Raub for \$37,000. The grantor in the transaction was C. H. Gundelach, while the buyer was represented by the Hess Realty Company and Langenfelder & Bokern. It is said that the purchaser intends to erect a modern mercantile house on the site. Mr. Raub already owns thirty feet adjoining the property, thus giving him a total frontage of 60 feet.

**Sale on North Second Street.**  
A hole of interest in a building way was last effected last week by the Greer-Anderson Realty Company on the east side of Second street, 147 feet north of Franklin avenue. Here a lot with a frontage of 26 feet 3 inches was sold to the James A. Myrland Selling and Hose Company on behalf of Margaret A. Stanley. The Byrnes company intends to erect a building on the property and one on the adjoining 28 feet 3 inches lot, north, already owned by them. The water, north, in last week's transaction.

Second street, Main street and vicinity showing great improvement as manufacturing sites, according to Robert C. Greer, president of the Greer-Anderson company, and it is believed that there will be a great increase in manufacturing plants in that neighborhood within the next two or three years. The recent tacks along Second street will, it is believed, have a favorable effect on the property for manufacturing purposes.

Another building to be erected shortly is that of E. B. Miller, which will be located at No. 135 Pine street. The building will be used for general store purposes when completed and will be built of red stock brick and light gray terra cotta. It will be six stories in height and will be 2x100 feet. The building will be equipped with steam heating and electric light plants, and will cost about \$24,000.

**Metropolitan Life Insurance Building.**  
 The building upon which work will be commenced next week is that of the Metropolitan Life Insurance Company, to be located at the northeast corner of Grand ave-

the and Elm street. The structure will be three stories high, constructed of Ridgeway red bricks, which will be shipped here from the factory of the Dutch colonial style of architecture. The roof will be finished in red tiles and the general style of architecture of the building will be of the type which is common to the whole of the world. The offices of the company are finished in all cases throughout the country. The buildings will have four private offices and large hall and a number of other rooms entirely finished in the same style as the others of the company. The cost will be about \$100,000. The plans have been drawn by Le Brun, the New York architect, and are now in the hands of the architect of the city of New York, which is attending to the details of the building. The structure will be

**Many Sales of Residences.**  
Transactions in residences were the feature of the week, however. Exclusive of four smaller sales, Henry Hiemans, Jr., sold small residences to the amount of \$5,000; Charles F. Vogel sold high-class residences to the amount of \$35,000; the Nicholls, Charles W. and Sum, and high-class residences to the total of \$20,000; J. M. Levi sold residences of various classes, of which the most important was a residence of vacant lots and other property, to the value of \$40,000; John S. Blake closed negotiations for \$25,000; while Howard sold a row of flats and a high-class

**Locust Street Transfer.**  
A deal handled by Howard Gambrell is one of the most important reported on Locust street for some time. This is the sale of a lot 100 feet west of Eleventh street on Locust, with a frontage of 44 feet 1 1/2 inches and a depth of 100 feet to an alley, to Joseph C. Culver, the contractor, on behalf of William C. Culver, former president of the Atlantic Iron Range Company. The price

The property is directly opposite the new  
building recently erected by R.  
Mr. Kelley, the purchaser of  
intends to erect a modern six or  
new building and to arrange it for a  
Edward Gambrill & Co. have a  
wholesale firm in view for the  
Concerning the sale Mr. Gam.

North street is now experiencing considerable activity, with the Mercantile and Company building in process of erection at the northeast corner of Eighth street and the new American Truck Building under construction. The new French business block, now completed at Tenth street, is to add the St. Nicholas hotel, which will build an addition to their property at Seventh street.

many real estate men believe that the success of the bill permitting the World's Fair to be held in one of the public parks will generally benefit the O'Fallon Park neighborhood and the North End generally. It is argued that the proximity of the river is a strong argument for the location of the fair in O'Fallon park, and that this disposition is likely to have a keen effect on the many purchases in the neighborhood of Forest Park.

At recent purchases by the Burlington railroad of large tracts in North St. Louis, it was known to help property in that section. An announcement in last Tuesday's

...the Washington has possession of the blocks of ground lying between Hall and ... and the first had situated under ... in Wright square. Several other ... (the road in ... and an increased ... to be taken at that section ...

...the ... of a ... the ...  
... the ... near ...  
... the ... by ...  
... the ...  
... the ...  
... the ...  
... the ...

Grubbs, Dyer, & Carter.  
Grubbs, Dyer & Carter report the follow-  
ing sales for last week:

Residence No. 144 Fairmount avenue, ten rooms, finished with oak on first floor, hot water heat, lot 20x100, better one of the three

[illegible]

HAVE YOU BOUGHT  
LUCKY DIME OIL CO STOCK

You will have to act quickly if you want to buy at this price.



When this remaining \$3,000.00 of stock is sold the company will then place on the market

**\$3,000.00 MORE TO BE SOLD AT 15¢ PER SHARE.**

This advance in price of stock will show a

surround the big wells that no matter which way the oil veins run we are bound to find them. The position of

**THE LUCKY DIME OIL CO.**

Lands surrounding the big wells, makes this company the strongest, most reasonable and surest on the market (see map).

These lands are owned outright by the company, perfect title guaranteed, no leases, no

Is that it is organized by chemistry teachers and reputable business men of Galveston. Tex. and includes among its directors the Honorable Walter C. Jones, Mayor of the City of Galveston. (Promoters give full list of members and directors. Ask for it at office.)

The company gives as reference the following Galveston banks: First City, Gulf & Citizens, @ Local First National, Galveston National and Island City; any District or County Judge or

**LANDS.**

**Black Squares Shows Lucky Dime Oil Co. Lands.**

**The money you spend for Lucky Dime Oil Co. Stock—You will always consider the best expenditure you ever made.**



Office open Saturday and Monday nights until 10 o'clock.

Remittance by draft, postal or express money order.

**THE LUCKY DIME OIL CO.**

Has land enough for thirty-two wells. The output of the Leland well is estimated to be worth \$100,000 per day, or three times Leland last year.

\_\_\_\_\_